

POCKLINGTON TOWN COUNCIL
PLANNING COMMITTEE MINUTES
WEDNESDAY 30th January 2019

A planning meeting was held at The Old Courthouse 37 George Street commencing at 6.30pm on Wednesday 30th January 2019.

Members Present: Cllr West (chair), Green, Hodgson, Jones, Perry, Sinton, and Winterton

In attendance: 1 member of the public and Town clerk Gordon Scaife.

1. Notice of meeting.
The notice of the meeting was proposed by Cllr Hodgson , 2nd Cllr Jones and agreed.
2. Apologies for absence. Apologies were received from Cllr Spademan (Work)
3. To receive any declarations of interest in relation to any agenda item.
No declarations were received.
4. Consider suspending the meeting to allow an opportunity for person(s) or groups to address the Council for a total of 15 minutes.

No members of the public wanted to address the committee so the meeting wasn't suspended.

5. Consider continuing the meeting.

The meeting hadn't been suspended.

6. 19/00027/PLF Erection of a pair of semi-detached houses following partial demolition of existing dwelling and associated out buildings. Dolman Terrace, Railway Street, Pocklington.

The site is behind the buildings on Railway Street and accessed through as Arch by the Bengal Lounge, Railway Street. The plan shows 4 parking spaces for the two properties which meets the ERYC supplementary planning guidance on parking for the new development.

The site has been occupied for a long period of time and there may be archaeological remains so a condition will be requested for an archaeological watch on the site. The site could be part of the old manor.

7. 18/4166/PLF External and internal alterations to former Montessori School/Nursery (D1) to allow conversion to office accommodation (B1). Pocklington Montessori Nursery, Carr Lane, Pocklington, YO42 1NT

Councillors supported the application as it brings a redundant building back into use and employment to the area.

8. 18/04140/PLF Installation of replacement windows and frames and installation of one ground floor door. 29-31 Market Place, Pocklington, YO42 2YB

Councillors had no observations to make on this application.

9. 19/00034/PLF Conversion of existing detached garage/workshop into self-contained annex living accommodation. Seaton House, The Balk, Pocklington, YO42 2NY

Councillors were concerned about the creation of a separate annex and would require a condition that links its occupancy to the main dwelling. This will prevent it from becoming a standalone dwelling.

10. 19/00231/PLF Erection of single storey extension to front, side and rear. Chessfoss, St Helen's Close, Pocklington, YO42 2JG

The Council has no observations to make on this application.

11. 19/00238/PLF Laying of private foul sewer to serve holiday park permitted by APP/E2001/W/16/3151708 at Allerthorpe Golf and Park Retreat. Land from Allerthorpe Park Golf Course, Melbourne Road via Main Street Allerthorpe to Pocklington Waste Water Treatment Works, Canal Lane, Pocklington, YO42 1NW.

Councillors were concerned that with all the new development in Pocklington the waste water treatment works on Canal Lane would not be able to cope with the increase in demand and would require further investment.

12. Note results of previously submitted plans.

18/00053/REFUSE Erection of 4 terraced dwellings with associated parking following demolition of existing industrial buildings, conversion of offices (Blocks A and C) to form 8 apartments and conversion of office (Block B) to ancillary store.

The appeal has been dismissed. The inspector concluded that the application didn't include enough on-site parking and would have put pressure on the on street parking surrounding the application site (Kirkland Street, Victoria Road and Hallgate). The drafted press release was agreed and to be sent to Pocklington Post. Pocklington Town Council had lobbied the Western Area Planning Committee and the original application had been refused on a vote of 5 – 4. The planning officer at ERYC had suggested the application be approved. The original planning application was 18/01402/PLF.

The following applications have been approved by East Riding of Yorkshire Council.

18/03421/VAR Removal of condition 3 (hours of industrial process) of planning permission 17/03718/PLF (Erection of an extension with external semi-goliath crane) Frame Deck Steel Fabrications Ltd, Carr Lane, Pocklington, YO42 1NT

18/03422/VAR Removal of condition 3 (hours of industrial processes) of planning permission 17/04234/PLF Erection of two storey extensions to existing building. Frame Deck Steel Fabrications Ltd, Carr Lane, Pocklington, YO42 1NT.

18/03420/VAR Removal of condition 4 (hours of operation) of planning permission 16/04087/STPLF Erection of extensions to existing factory, free standing gantry with travelling crane overhead and flood lighting and detached sub-station, creation of gravel and hard standing and alterations to parking area. Frame Deck Steel Fabrications Ltd, Carr Lane, Pocklington, YO42 1NT.

18/03375/PAD Display of 1 internally illuminated double sided hanging sign. Themick Ltd 11 – 13 Market Place, Pocklington, YO42 2AS. Market Tap.

18/03477/PLF Change of use class A2 (Financial) to A3 (Restaurant) on the basement and ground floors and creation of first floor apartment. NatWest 31 Market Street, Pocklington, YO42 2YB

18/03635/PLF Erection of 3 dwellings (terraced) and a detached building with associated access and parking following demolition of existing building. Chapman and Craddock, 67 London Street, Pocklington, YO42 2JW.

18/03653/PLF Erection of first floor extension to side, erection of dormer to rear with loft conversion to allow creation of a second floor. 16 Clayfield Close, Pocklington, YO42 2PU

18/03656/PLF Construction of staff car park. Pocklington School, West Green, Pocklington, YO42 2HE.

18/03876/STVAR Removal of condition 10 (hours of operation of planning permission Q1165(j)) Frame Deck Steel Fabrications Ltd, Carr Lane, Pocklington, YO42 1NT.

18/03817/PLF Erection of single storey extension to side, conversion of existing garage and extension to rear, construction of dormer windows to rear following loft conversion and removal of chimney. 7 The Beeches, Pocklington, YO42 2HS.

The meeting closed at 19:00